

Authority: Item 3, Planning Committee
Report 12-001 (PED12003)
CM: January 25, 2012

Bill No. 018

CITY OF HAMILTON

BY-LAW NO. 12-018

**To Amend Zoning By-law No. 3692-92 (Stoney Creek)
Respecting the Lands Located at 22 Lochside Drive, Stoney Creek**

WHEREAS the City of Hamilton Act, 1999, Statutes of Ontario, 1999 Chap.14, Sch. C. did incorporate, as of January 1st, 2001, the municipality "City of Hamilton";

AND WHEREAS the City of Hamilton is the successor to certain area municipalities, including the former area municipality known as "The Corporation of the City of Stoney Creek" and is the successor to the former Regional Municipality, namely, The Regional Municipality of Hamilton-Wentworth;

AND WHEREAS the City of Hamilton Act, 1999 provides that the Zoning By-laws of the former area municipalities continue in force in the City of Hamilton until subsequently amended or repealed by the Council of the City of Hamilton;

AND WHEREAS Zoning By-law No. 3692-92 (Stoney Creek) was enacted on the 8th day of December, 1992, and approved by the Ontario Municipal Board on the 31st day of May, 1994;

AND WHEREAS the Council of the City of Hamilton, in adopting Item 3 of Report 12-001 of the Planning Committee, at its meeting held on the 25th day of January, 2012, recommended that Zoning By-law No. 3692-92 (Stoney Creek), be amended as hereinafter provided;

AND WHEREAS this By-law is in conformity with the Official Plan of the City of Hamilton (formerly the City of Stoney Creek Official Plan) approved by the Minister under the Planning Act on May 12, 1986;

NOW THEREFORE the Council of the City of Hamilton enacts as follows:

1. That Map No. 4 of Schedule "A", appended to and forming part of By-law No. 3692-92 (Stoney Creek), is amended as follows:

- (a) by changing the zoning from the Rural Residential Estate "RRE" Zone to the Rural Residential Estate "RRE-4" Zone, Modified, on the lands comprised in Block "1"; and,
- (b) by changing the zoning from the Rural Residential Estate "RRE" Zone to the Single Residential "R1-18" Zone, Modified, on the lands comprised in Block "2";

the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

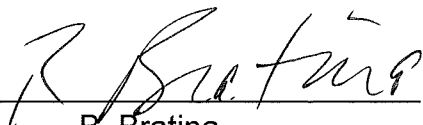
- 2. That Sub-section 5.5.6, "Special Exemptions", of Section 5.5 Rural Residential Estate "RRE" Zone, of Zoning By-law No. 3692-92 (Stoney Creek), be amended by adding a new Special Exemption, "RRE-4", as follows"

"RRE-4" - 22 Lochside Drive, Schedule "A", Map No. 4


Notwithstanding the provisions of Paragraphs (a), (d), and (f) of Section 5.5.3 of the Rural Residential Estate "RRE" Zone, on those lands zoned "RRE-4" by this By-law, the following shall apply:

- (a) Minimum Lot Area - 2,850 square metres.
 - (d) Minimum Side Yard - 4.5 metres, except 4.4 metres along the easterly side lot line.
 - (f) Minimum Rear Yard - No dwelling or part thereof shall be located further from the front lot line than 57 metres.
- 3. That no building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the Rural Residential Estate "RRE" Zone provisions, subject to the special requirements referred to in Section 3, and the Single Residential "R1-18" Zone.
 - 4. That the Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this By-law, in accordance with the Planning Act.

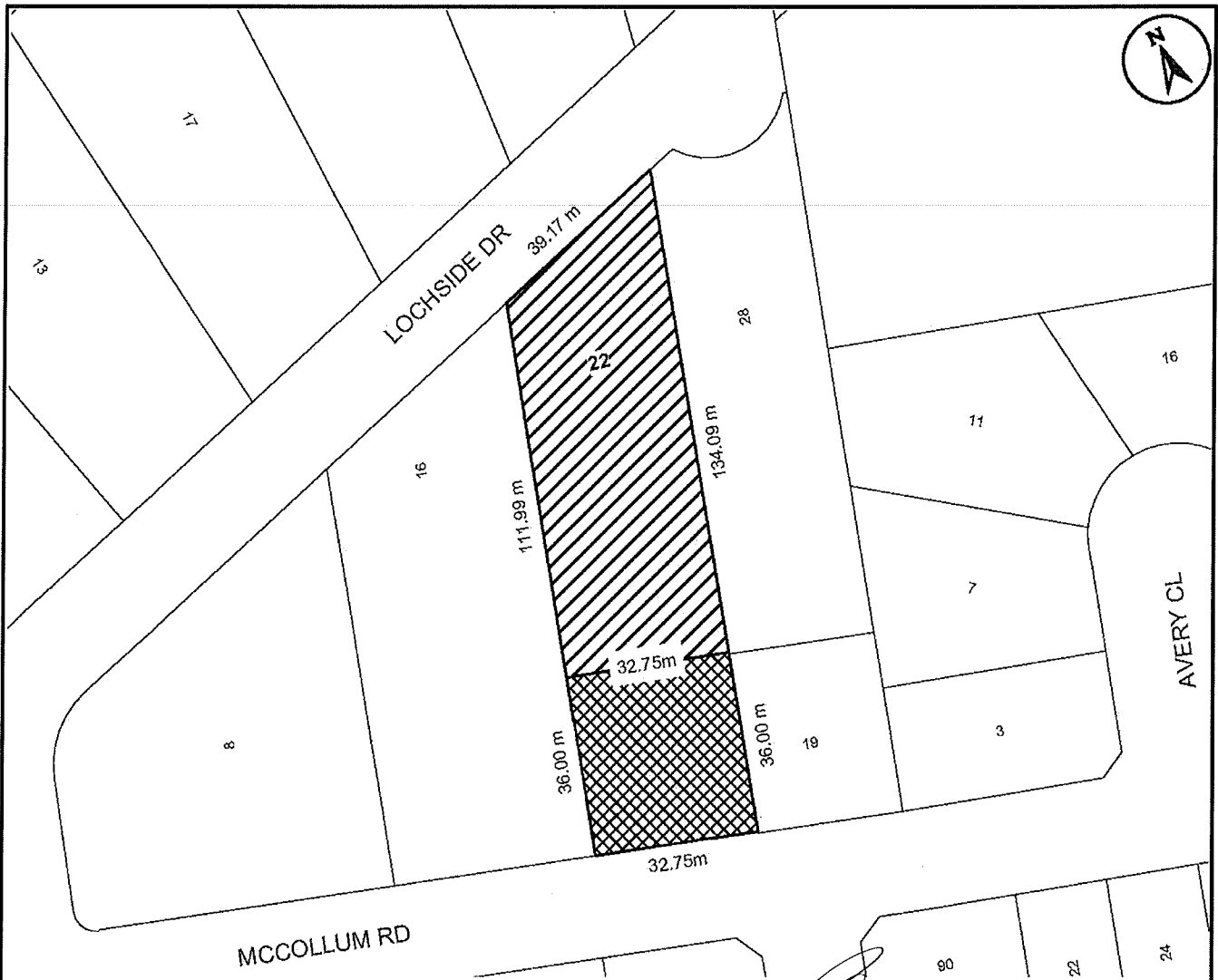
PASSED this 25th day of January, 2012.



B. Bratina
Mayor



R. Caterini
Clerk



This is Schedule "A" to By-Law No. 12- 018

Passed the 25th day of January, 2012

[Signature]
Clerk
[Signature]
Mayor

Schedule "A"

Map Forming Part of
By-Law No. 12- 018

to Amend By-law No. 3692-92

Subject Property

22 Lochside Drive



Block 1 - Change in Zoning from the Rural Residential Estate "RRE" Zone to the Rural Residential Estate "RRE-4" Zone, Modified..



Block 2 - Change in Zoning from the Rural Residential Estate "RRE" Zone to the Single Residential "R1-18" Zone, Modified

Scale:
N.T.S.

File Name/Number:
ZAR-11-049

Date:

Planner/Technician:
JM/KA

November 21, 2011



Hamilton

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT